

JERSEY CITY

DEPARTMENT OF HOUSING, ECONOMIC DEVELOPMENT & COMMERCE
DIVISION OF CITY PLANNING



ROBERT D. COTTER, PP, AICP
PLANNING DIRECTOR

JERRAMIAH T. HEALY, MAYOR
CARL S. CZAPLICKI
DEPARTMENT DIRECTOR

December 2, 2010

Ms. Mayda Arrue
THE JERSEY JOURNAL
30 Journal Square
Jersey City NJ 07306

Dear Ms. Arrue:

Enclosed please find a Legal Notice for the Jersey City Department of Housing & Economic Development and Commerce. Please have this ad run in the Tuesday, December 7, 2010 edition of your newspaper.

After publication, please prepare an Affidavit of Publication and send it to the attention of:

City of Jersey City
Department of Housing & Economic Development
30 Montgomery Street, 14th Floor, Suite 1400
Jersey City NJ 07302

Attn: Denise Jefferson

This notice should be billed to the Jersey City Department of Housing & Economic Development, Planning Board Account Number 7947. Thank you.

Sincerely,

Robert D. Cotter
Secretary, Jersey City Planning Board
Division of City Planning

Mayor's Office
Carl Czaplicki, Director, HEDC
File

JERSEY CITY PLANNING BOARD
PUBLIC NOTICE
REGULAR MEETING

Please take notice the Planning Board took the following action at the Regular Meeting of November 30, 2010

1. Call to Order
2. Sunshine Announcement
3. Roll Call
4. Swear in Staff
5. Correspondence
6. Old Business
7. New Business
8. Review and discussion of amendments to the Exchange Place North Redevelopment Plan to formalize the General parking terms and special event parking within the Trump Tower garage.
Approved and recommended to City Council for Adoption.
9. Review and discussion of amendments to the Liberty Harbor North Redevelopment Plan Regulating Plan Map and Capacity Chart. **Approved and recommended to City Council for Adoption.**
10. Review and discussion of amendments to the Grand Jersey Redevelopment Plan to implement the formal grid pattern and permit higher densities and heights consistent with the principals of New-Urbanism. Formal action may be taken. **Carried to the December 7, 2010 meeting.**
11. Case: P08-064 Final Major Site Plan
Applicant: Daily News, LP
Attorney: Peter Scandariato
Review Planner: Jeff Wenger
Address: 125 Theodore Conrad Drive
Block: 2154 Lots: 33-39
Zone: Liberty Harbor Redevelopment Plan
Description: Addition to existing industrial use building
Decision: Approved.
12. Case: P10-063 Minor Site Plan
Applicant: New Cingular Wireless PCS LLC (AT&T)
Attorney: Judith Fairweather
Review Planner: Jeff Wenger
Address: 251 Beacon Avenue
Block: 694.A Lots: M.4
Zone: R-1 One and Two family homes
Description: Cellular telephone antenna installation.
Decision: Approved with conditions
13. Case: P10-069 Minor Site Plan
Applicant: New Cingular Wireless PCS LLC (AT&T)
Attorney: Judith Fairweather
Review Planner: Jeff Wenger
Address: 499 Washington Blvd
Block: 20 Lots: 1.14
Zone: Newport Redevelopment Plan
Description: Cellular telephone antenna installation.
Decision: Approved with condition.
14. Case: P10-060 Preliminary Site Plan
Applicant: Harry Persaud
Attorney: Ronald Shaljian
Review Planner: Jeff Wenger
Address: 183-185 Pine Street
Block: 2045 Lots: 5&6
Zone: Morris Canal Redevelopment Plan
Description: Construction of two new two-family homes.
Decision: Approved with condition.

15. Case: P10-070 Preliminary & Final Major Site Plan
Applicant: Newport Associates Development Co.
Attorney: Charles Harrington
Review Planner: Kristin Russell
Address: 700 Washington Blvd.
Block: 20 Lot: 3.21
Zone: Newport Redevelopment Plan
Description: New 40-story mixed-use building with 790 residential units and 15,000 sf of retail space on a 657,490 sf lot. 876 garaged parking spaces.
Decision: Approved with conditions
16. Case: P10-069 Minor Subdivision
Applicant: Jersey City Housing Authority
Attorney: Jon Campbell
Review Planner: Kristin Russell
Address: 461 & 469 Ocean Ave. & 86 Dwight Street
Block: 1324 Lots: 32.99, 34
Zone: Turnkey Redevelopment Plan
Description: Subdivision of two lots to transfer a strip of land for to smaller lot.
Decision: Approved.
17. Case: P07-028.1 Amended Preliminary & Final Major Site Plan
Applicant: Jersey City Housing Authority
Attorney: Jon Campbell
Review Planner: Kristin Russell
Address: 461 Ocean Ave. & 78-84 Dwight Street
Block: 1324 Lots: 30, 31, 32.99, 37
Zone: Turnkey Redevelopment Plan
Description: New four-story multi-family residential building for senior citizens. Original approval granted March 27, 2007. As-built changes include encroachment into public right-of-way, changes to yard setbacks and coverage, façade changes, window changes, and material changes and downgrades.
Decision: Approved.
18. Memorialized the following resolutions, available for review at the Office of City Planning, 30 Montgomery Street, 14th fl., Suite 1400, Jersey City, NJ:
1. Resolution of the Planning Board of the City of Jersey City Approving Retro-active Amendment of prior approval of Minor Subdivision with "c" variances # P07-021 submitted by Raimon Valencia (35 High Street).
 2. Resolution of the Planning Board of the City of Jersey City Approving Minor Site Plan with Deviations # P10-065 submitted by Child at Play/ Gymboree Play & Music (175-177 Newark Avenue).
 3. Resolution of the Planning Board of the City of Jersey City Approving Preliminary & Final Major Site Plan # P10-070 submitted by Newport Associates Development Company (700 Washington Boulevard).
19. Executive Session, as needed, to discuss litigation, personnel or other matters
20. Adjournment

MICHAEL RYAN, CHAIRMAN, PLANNING BOARD